

110.0

0001

0016.C

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

916,200 / 916,200

USE VALUE:

916,200 / 916,200

ASSESSED:

916,200 / 916,200

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
93		ORIENT AVE, ARLINGTON

OWNERSHIP		Unit #:
Owner 1:	CHAN PAN V	
Owner 2:	MC GRATH ERIN C	
Owner 3:		

Street 1:	93 ORIENT AVENUE
Street 2:	

Twn/Cty:	ARLINGTON
StProv:	MA
Postal:	02474

PREVIOUS OWNER		
Owner 1:	LEE KYU-HO -	
Owner 2:	LEE KIMBERLY -	
Street 1:	93 ORIENT AVENUE	
Twn/Cty:	ARLINGTON	
StProv:	MA	
Postal:	02474	

NARRATIVE DESCRIPTION	SALES INFORMATION	TAX DISTRICT	PAT ACCT.																														
This parcel contains 6,137 Sq. Ft. of land mainly classified as One Family with a Colonial Building built about 1997, having primarily Clapboard Exterior and 2096 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 1 HalfBath, 7 Rooms, and 3 Bdrms.																																	
<table border="1"> <thead> <tr> <th>Grantor</th> <th>Legal Ref</th> <th>Type</th> <th>Date</th> <th>Sale Code</th> <th>Sale Price</th> <th>V</th> <th>Tst</th> <th>Verif</th> <th>Notes</th> </tr> </thead> <tbody> <tr> <td>LEE KYU-HO</td> <td>47707-269</td> <td></td> <td>6/27/2006</td> <td></td> <td>590,000</td> <td>No</td> <td>No</td> <td></td> <td></td> </tr> <tr> <td>EPIPHANY VENTUR</td> <td>27389-24</td> <td></td> <td>6/16/1997</td> <td></td> <td>334,465</td> <td>No</td> <td>No</td> <td>Y</td> <td></td> </tr> </tbody> </table>				Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes	LEE KYU-HO	47707-269		6/27/2006		590,000	No	No			EPIPHANY VENTUR	27389-24		6/16/1997		334,465	No	No	Y	
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OTHER ASSESSMENTS		
Code	Descrip/No	Amount
		Com. Int

PROPERTY FACTORS						
Item	Code	Description	%	Item	Code	Description
Z	R1	SINGLE FA	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	9	Varied
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family		6137		Sq. Ft.	Site		0	70.	0.98	6									422,876						422,900	

**IN PROCESS APPRAISAL SUMMARY**

Legal Description										User Acct
										198063
										GIS Ref
										GIS Ref
										Insp Date
										11/22/08

PREVIOUS ASSESSMENT										Parcel ID	110.0-0001-0016.C
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	
2020	101	FV	493,300	0	6,137.	422,900	916,200	916,200	Year End Roll	12/18/2019	
2019	101	FV	382,400	0	6,137.	416,800	799,200	799,200	Year End Roll	1/3/2019	
2018	101	FV	382,400	0	6,137.	320,200	702,600	702,600	Year End Roll	12/20/2017	
2017	101	FV	382,400	0	6,137.	302,100	684,500	684,500	Year End Roll	1/3/2017	
2016	101	FV	382,400	0	6,137.	277,900	660,300	660,300	Year End	1/4/2016	
2015	101	FV	378,500	0	6,137.	259,800	638,300	638,300	Year End Roll	12/11/2014	
2014	101	FV	378,500	0	6,137.	239,200	617,700	617,700	Year End Roll	12/16/2013	
2013	101	FV	378,500	0	6,137.	239,200	617,700	617,700		12/13/2012	

SALES INFORMATION										TAX DISTRICT	PAT ACCT.
Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes		
LEE KYU-HO	47707-269		6/27/2006		590,000	No	No				
EPIPHANY VENTUR	27389-24		6/16/1997		334,465	No	No	Y			

BUILDING PERMITS										ACTIVITY INFORMATION
5/29/2019	747	Heat App	16,476	C						
11/10/2015	1749	Solar Pa	25,000							
8/12/2015	1107	Solar Pa	36,978	8/12/2015						Install 20 solar
8/4/2015	1060	Re-Roof	5,100	8/4/2015						Strip and re-roof.
7/28/2015	1012	Insulate	4,300	7/28/2015						Air sealing and in
11/26/1996	621		126,000							NEW COLONIAL HOUSE
11/6/1996	579		5,000							FOUNDATION FOR HOU

Sign: VERIFICATION OF VISIT NOT DATA   /  /  

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